

DATE: April 9, 2009
TO: All Owners
FROM: Carolyn @ All Seasons, LLC
SUBJECT: April Update

As most of you know, your portals now have all owner documents attached for “your viewing pleasure”.

The work orders pertaining to your property are posted on your portal as well. However, the approve and disapproved is an **in house** decision and not an owner decision unless the work order is more than \$200.00 in which case Matt or Grace will be contacting you. This is not a new procedure; these policies have always been in place. The only difference is now, because of the new program, you are notified as soon as the work order is generated.

Please remember to use the conversation part of your portal for communication with us. It is so much better than just regular e-mail because the documentation remains in our program.

A reminder again that the sprinkler systems will be activated the first week of May and yard pictures begin on 6-1-09. For those of you that chose to have aeration, weed control and spring fertilization, the list has already been given to True Green for the application.

Two important legislative issues are: the new [Lead Based Paint rulings](#) and the new [Carbon Monoxide Detector Law](#). If you have a property built before 1978, this new guideline was mailed to you in December; however, if you want to view the entire mandate, will be posted on our website. The Carbon Monoxide Detector Law will be posted there as well and goes in to affect July 1, 2009. Quite frankly, we didn't have a say in whether this law passed or not. It was a “done deal” from the day it was presented to the legislature because of the recent carbon monoxide deaths in Colorado. As you know, we have always placed CO detectors in our properties; however, more will be needed with this new law.

Wishing you a warm spring with lots of warm memories!